

45-07-01-279-008.000-004

Wheeler, Brian & Raymond Sajd

367 PORTER ST

510, 1 Family Dwell - Platted Lot

Neighborhood- 2532

1/2

General Information

Parcel Number 45-07-01-279-008.000-004
Local Parcel Number 001-25-41-0228-0008

Tax ID:

Routing Number J41-228 8

Property Class 510
1 Family Dwell - Platted Lot

Year: 2022

Location Information

County Lake

Township CALUMET TOWNSHIP

District 004 (Local 004)
Gary Corp - Calumet Twp - Gary Sc

School Corp 4690
GARY COMMUNITY

Neighborhood 2532-004
Neighborhood- 2532

Section/Plat

Location Address (1)
367 PORTER ST
GARY, IN 46406

Zoning

Subdivision

Lot

Market Model
2532-004 - Residential

Characteristics

Topography Level Flood Hazard

Public Utilities ERA
All

Streets or Roads TIF
Paved, Sidewalk

Neighborhood Life Cycle Stage
Static

Printed Saturday, January 7, 2023

Review Group 2020

Ownership

Wheeler, Brian & Raymond Sajdera
5020 Jefferson ST
Gary, IN 46408

Legal

BRUNSWICK ADD. L.7 & 8 BL.12



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows include transactions from 03/07/2022 to 11/06/2013.

Notes

4/20/2022 SINP: Validation
cond from poor to very poor
Data Entered Sales Disclosure Invalid Not open market sale
Sale Date 04/07/2022
Sale Prices \$1,500
No physical characteristic changes made.
5/18/2021 SINP: Data enterd sale disclosure sale date 1/15/21 sale price \$ 500.00 sale invalid sold on tax sale. TCaldwell 5/18/21

9/12/2019 RYR2-20: No physical characteristic changes as of this date. Folder #2532-12

10/8/2015 F134: Form 134
ASSESSMENT SHOULD REFLECT CURRENT MARKET VALUE 09/06/2013. J. WILLIAMS

Valuation Records (Work In Progress values are not certified values and are subject to change)

Table with columns: Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Improvement, Total. Rows show values for years 2022, 2021, 2020, 2019, 2018.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 0' X 0', CI 0' X 0')

Table with columns: Land Type, Pricing Method, Soil ID, Act Front., Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Res Elig %, Market Factor, Value. Row shows values for F, F, 50, 50x125, 0.98, \$128, \$125, \$6,250, 0%, 100%, 0.8100, \$5,060.

Land Computations

Table with columns: Computation Name, Value. Rows include Calculated Acreage (0.14), Actual Frontage (50), Developer Discount, Parcel Acreage (0.14), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (0.14), Farmland Value (\$0), Measured Acreage (0.00), Avg Farmland Value/Acre (0.0), Value of Farmland (\$0), Classified Total (\$0), Farm / Classified Value (\$0), Homesite(s) Value (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$5,100), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$5,100).

General Information

Occupancy	Single-Family
Description	Single-Family R 01
Story Height	1
Style	108 - Bungalow
Finished Area	943 sqft
Make	

Floor Finish

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input type="checkbox"/> Slab	<input type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished
<input checked="" type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle	<input type="checkbox"/> Other			

Exterior Features

Description	Area	Value
Porch, Enclosed Frame	184	\$9,700
Porch, Enclosed Frame	70	\$6,100

Plumbing

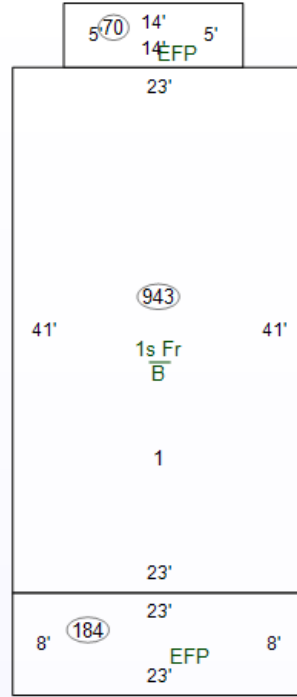
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	2
Living Rooms	0
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	1Fr	943	943	\$77,400	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		943	0	\$25,800	
Crawl					
Slab					

Total Base \$103,200

Adjustments	1 Row Type Adj. x 1.00	Value
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)		\$0
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$103,200

Sub-Total, 1 Units

Exterior Features (+)	\$15,800	\$119,000
Garages (+) 0 sqft	\$0	\$119,000
Quality and Design Factor (Grade)	0.90	
Location Multiplier	1.04	
Replacement Cost		\$111,384

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Co Age nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC Nbhd	Mrkt	Improv Value
1: Single-Family R 01	100%	1	Wood Frame	D+2	1926	1930	92 VP		1.04		1,886 sqft	\$111,384	95%	\$5,570	40%	100%	1.000 0.8500	\$2,800